

# **\$471,626 - 574 Shepard Street, Gulf Shores**

MLS® #355089

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**\$471,626**

4 Bedroom, 3.00 Bathroom, 2,486 sqft

Residential on 0 Acres

Aventura, Gulf Shores, AL

**\*\*\$10,000 Buyers' allowance, FHA, VA or Conventional loans 30-year Special Low interest rates offered by preferred lender \*\***  
**Must close by 2/29/2024 Move-In Ready Home** This Hawthorne floor plan is a 2486 square foot home located just minutes away from the beach and shopping centers. It features a spacious open floor plan, perfect for modern living. The house boasts four bedrooms, providing ample space for a growing family or accommodating guests. There are also three full bathrooms. The Hawthorne floorplan provides comfort, privacy, and functionality, making it an ideal accommodation for guests, extended family members, or even as a separate living space for multi-generational households. The home also includes a three-car garage, offering plenty of room for parking and storage. The exterior of the house is adorned with Hardie board siding, known for its durability and attractive appearance. Additionally, this home comes with a Gold Fortified certificate, indicating that it meets high standards for storm resistance and protection. One of the highlights of this property is its private backyard, providing a private outdoor space for relaxation, entertaining, and enjoying the pleasant Gulf Shores weather. Whether you're looking for a comfortable family home or a vacation retreat, this property offers a combination of practicality, style, and proximity to desirable amenities.



Built in 2023

Essential Information

MLS® #	355089
Price	\$471,626
Sold Price	\$467,611
Closed Date	2024-01-30
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,486
Acres	0.26
Year Built	2023
Type	Residential
Sub-Type	Traditional
Style	Traditional
Status	Closed

Community Information

Address	574 Shepard Street
Area	Gulf Shores 2
Subdivision	Aventura
City	Gulf Shores
County	Baldwin
State	AL
Zip Code	36542

Amenities

Amenities	BBQ Area, Gazebo, Playground
Utilities	Riviera Utilities
Parking	Three Car Garage, Automatic Garage Door
View	None/Not Applicable
Waterfront	No Waterfront

Interior

Interior	Vinyl
Interior Features	Ceiling Fan(s)
Appliances	Dishwasher, Microwave, Electric Range
Heating	Heat Pump

Cooling	Central Electric (Cool)
# of Stories	1
Stories	One

## Exterior

Exterior	Concrete Board
Exterior Features	Termite Contract
Lot Description	Less than 1 acre
Roof	Dimensional
Construction	New Construction
Foundation	Slab

## School Information

Elementary	Gulf Shores Elementary
Middle	Gulf Shores Middle
High	Gulf Shores High

## Additional Information

HOA Fees	1000
HOA Fees Freq.	Annually

## Listing Details

Listing Office	Dhi Realty Of Alabama, Llc
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Listing information last updated on May 14th, 2024 at 1:00pm CDT